FINANCIAL AND COMMERCIAL.

SUNDAY, Feb. 21, 1860. There are few subjects which have engaged as deep thought and employed as profound minds as that of national finance. The art, or the science, is one to which there is no royal road, as we may inpath of the wisest theorists. It is not as yet, what ever it may be in the future, a science as plainly worked out as the problems of mathematics or logic. At the time of England's great monetary distress in the beginning of the present century it was not her abstorical financier, Mr. Pitt, who introduced the measures of relief, but a private gentleman suddenly called to the position of Chancellor of the Exchequer. Mr. Pitt had filled this office for twentyeven years, and despite his acknowledged abilities British finances continued plunged in seemingly hopeless confusion. It was not until the year 1813, when specie payments had remained suspended about sixteen years, that a change in the administration of this branch of the government was made. The new incumbent, Mr. Vansittart, at once adopted a policy which startled the friends of Mr. Pitt with its very boldness and originality. He thrust aside the old theories and work upon entirely new ideas, with the result of re-establishing specie payments in a comparatively brief period. The fact and the precedent are interesting to us in these days when the finnacial question comes home to every man with more than ordinary force. The country is prosperous and ng to be more so. The signs of it are all around us. The four years of war, which would have prosrated the energies of another country for half century, are gradually vanishing in the dim past, so as their effects upon our industry are concerned. It is true there are heavy taxes and heavy imposts for the general support of the government, but wages and salaries were never so high, while labor in no part of the world is so amply remunerated as here. The capitalists of Europe are gradually investing their wealth with us. There are numerous ises which are almost entirely their property. Some prefer this method of employing their means, but the recent sudden appreciation of our national securities in the foreign market indicates ney with which to carry on these enterprises for ourselves, content with making six per cent upon their investment, while we earn ten and twelve rom the employment of their capital. The ship-nents of United States bonds and railway stocks during the present month were hardly less than \$30,000,000. The steady appreciation of this kind of property during the expired portion of the year 1859, or perhaps since the election of General Grant, is all re remarkable from the fact that during the past few days, despite a large decline in the premum on gold, there was no retrograde movement in the stock market, but a tendency toward higher prices. The explanation of such inconsistency lies outside financial theories. It is as curious as the that we are gradually gliding to specie payments without the terr ble orders which England underwent, commercially as well as financially? And how pat at Court on the legal tender question—permitting, as it does, two kinds of money which shall be used harmoniously side by side, approaching each other slowly and gently until in the future their difference shall cease! How fortunate for the great debtor class that this providential ruling should be hit upon; for it is more like a matt r of chance and good for tune, all things considered, than the result of deliberate wisdom. We have a vast currency when the figures are spread out before the eyes. Redundant as it is said to be, how is it that our money market is so often subjected to stringency and spasins, from the shipment of a few mi lions in this direction or in that? The South and West are clamoring at the doors of Congress for more greenbacks. If so needy of them now, what will be the demand a few years cotton mills, flour muls and manufactories are in tion? General Grant in, forming his Cabinet, won I do well to bear in mind the fact about Mr. is not a more theorist. The great "manifest destiny" like Grant himself and not a professional financier.

he week in Wall street closed upon a very easy ney market—'60 easy, in fact, to permit the beartificial inducaces. The change from seven per cent, gold, the rate of interest on Wednesday, to four per cent on Saturday is too sudden to be the result of ings at low rates is, doubtless, to be attributed to the desire to secure three days' interest for the holidays to Tuesday next. The real secret of the difference lies in the wish of certain operators in bonds and stocks, who came near accomplishing a panic the foures. In the government market there has been a charged that prominent Cabinet officials and meinbers of Congress are leagued with Wall street gam their interests. Money ought to be pientiful at this season of the year in the metropolis, and the rate on call loans should have gravitated to four or three per cent a week ago. But the seasons of Wall street, if owing to the disturbances in the market at the close of 1:68 and the postponements consequent thereor The weekly bank statement compares unfavorably with its predecessor. The totals of the two weeks

FEO. 10.	A15174 2004
\$_61,380,407	\$263,428,069
25,854,331	23,351,391
34,263,451	34,247,321
192, 877, 800	187,612,516
	60,997,197

	5,365,314
my that two d	ifferent views
	\$164,389,407 25,854,331 34,263,451 192,977,850 52,334,952 event items are

are taken of it, and that by many it is not regarded as very unfavorable, the decrease in deposits reduc-ing the liabilities and making up for the unsatisfactory showing in the other items. Chacun a son The obstinate contest in the gold market between

the operators for a rise and the operators for a falt resulted in a vict ry for the latter, the price yielding a full two per cent at the close of the week. The

range of price during the	MIX GRYS Was as 1	ollows:-
	Illoheat.	Loures
Monday	135 %	135
Tuesday	135%	1843
Wednesday		104
Taursday	18436	134
Friday	104	1009
Saturday	133%	1333
Governments were the i	most excited and	variabl

of the securities doubt in during the week. the highest point they have ever attained, carried up the whole list. Speculative short sales were thus induced, and a combination extending from Wash ington to New York, which in the former delayed action on the Hooper bill and in the latter made money active, has merced prices down again until these sales were covered, when the market was suf-fered to rise once more. The best prices of the week

had not been recovered at the close.

The stock market was irregular in its fluctuation about the central figures of Pacific Mail, New York Central, Fort Wevae and Michigan Southern. In the early portion of the week the "bears" made a raid on the market and the "bulls" heiped them for a "scoop," basing their operations upon the difficulconnection to Unicago by the Eric Railway. A good deal of currency was also withdrawn from circulathe clouds went by, and now that there are more encouraging signs for the success of the Chicago enter prise the market adjourned over Tuesday with a

happier feeling among operators generally.

To-morrow (Monday) Washington's birthday will be a close holiday. The stock boards and the banks will be closed and business suspended until Tues-

The following were the closing prices for Southers a 57%; do. new, 68%; a 65%; Virginia, ex coupon, 68% a 58; do. new, 62 a 62%; do. regular stock, 50% molecular at 4, do. and 30 bbs. four at 1s. 6c. To London, 18 wheat at 4, do. and 30 bbs. four at 1s. 6c. To London, 18 wheat at 4, do. and 30 bbs. four at 1s. 6c. To London, 18 wheat at 4, do. and 30 bbs. four at 1s. 6c. To London, 18 wheat at 4, do. and 30 bbs. four at 1s. 6c. To London, 18 to 1; do. registered, 1866, 51 a 53; do. registered, 60 bcs. for countriers.

Generally lower. The engagements were: To Liverpool, 50, do united to bbs. four at 1s. 6c. To London, 18 wheat at 4, do. and 30 bbs. four at 1s. 6c. To London, 18 securities on Satursay: Tennessee, ex coupon, 66 ¼ a 67 ¼; do. new, 68 ¼ a 66 ½; Virginia, ex coupon, 57 ½ a 58; do. new, 62 a 62 ½; do. regular stock, 50 ½

a 93; do. sevens, interest payable in Georgia, 88 a a 93; do. sevens, interest payable in Georgia, 88 a 90; North Carolina, ex coupon, 63% a 63%; do. new, 00 a 60%; Missouri sixes, 87% a 87%; do. Hannibal and St. Joseph, 87 a 88; Louisiana sixes, 71 a 72%; do. levee sixes, 67% a 67%; do. do. eights, 84 a 85%; Alabama eights, 94 a 94%; do. flves, 65% a 65%; do. sixes, steriing, 80 a 85; South Carolina sixes, 70 a 71%; do. new, 63 a 69%; do. regular stock, 61 a 64; City of Momphis sixes, 50% a 51; do. stock, 61 a 64; City of Memphis sixes, 50% a 51; do. Atlanta eights, 78 a 80; do. Savannah sevens, 90 a 91; do. New Orleans consols, 78 a 80; do. do. issued to tailroads, 70 a 72; Mobile Ohio sterling, 64 a 65; do. eights, 52 a 54; Mississippi Central Ratiroad, first mortgage, 63 a 70; do. second mortgage, 53 a 54; Memphis and Charleston, first mortgage, 93 a 91; do. second mortgage, 76 a 77; do. stock, 46 a 48; Greenville and Columbia convented. 55 a 57.

ville and Columbia guaranteed, 55 a 57.

Annexed is a comparative statement showing the shipments of specie from this port last week and during the year to date, together with those for the corresponding periods in 1868:-

Eighth week Previously reported		\$213,323 5,139,171
Total	Output the state of the state o	\$5,352,494
The exports of specie	from New York t	o date in
the previous sixteen ye	ars compare as follo)WS:
1:67\$4,508,3	22 1859	\$4,546,343
1863 4,326,00	9 1858	8,492,540
1865 4,063,55	1 1867,	2,919,017
1864 8,067,5:	4 1856	1,304,177
1863 7,213,2	2 1855	2,250.771
1862 5,961,38	9 1854	
1861 732,57		1,865,699

1890 1,829,566 1852 6,419,409
Subjoined is the total valuation of foreign imports at the port of New York for the week ending Pebruary 19, compared with that of the previous Prop. 12. \$2,067,682 General merchandise. 1,887,065 \$3,395,500 4,643,748 \$7,439,253 Total for week......\$3,944,747

Total for week......\$,3944,747 \$7,439,253
The imports of dry goods for the week and since
January 1, 1869, compare with the corresponding periods in the two preceding years as follows:—
For the Week. 1867. 1868, 1869.
Entered at port....\$2,367,312 \$2,669,243 \$3,395,505
Thrown on market. 2,708,111 \$2,974,960 3,129,946
Since Jan. 1.
Entered at port.... 18,339,750 11,656,802 15,001,782
Thrown on market. 17,878,020 11,590,693 14,597,202
According to the Cincinnath Enquirer the West
wishes the total repeal of the National Banking law
instead of the amendments which are pending in
Congress. It says:—

Congress. It says:-

instead of the amendments which are pending in Congress. It says:—

They are discussing the national bank question in the house of Representatives. Various amendments and modifications of the law now in force have been submitted. Some would mend it here; others would put a patch upon it there. One would equalize the amount of circulation between the sections; another would oppose it—have it all in the East, and none in the West. One would increase the amount of security of the banks; another would diminish it. The people take little or no interest in all this. These innancial remedies for financial ills are all upon the surface; none are more than skin deep. Not one touches the source of the disease. What is required is a thorough erailication of it. It is not so much amendments to the law which are desired, but its entire and total rebest. Yet not one member—if we except General B. F. Butler, and he only with some qualifications—has had the honesty or courage to propose it. The whole house—the whole Congress—seems to be under the dominion of the money power. Finere are nearly two thousand of the banks. They sway \$400,000,000 of capital, or more than twelve times the amount of that which was used in the old National Ba k, which was vedeod by Andrew Jackson because it was dangerous to the horizes of the country. Their inducate upon agriculture seems to be omitpotent. So far as Contrees can prevent it we are to go on lateralmandy, from year to year, giving these banks \$34,000,000 at year to far its the people a currency that the government at the rational bank system.

The same paper in its financial article characterizes the money market as follows:—

We have still to report a close money market, with no indications of rearation. In some cases the applications were not so liberal as yesterday, but there is fully as much acceptable paper ordering as the banks are able to accommodate, and most of the discount houses are confining their attention to those who have claims upon them. The high rates now obtained for money have induced some private capitalists to enter the market, which has to some extent relieved the pressure on the banks, and heavy borrowers in several instances are negotiating loans in New York through brokers, where they are able to obtain money at 1 per cent on call, with first class securities as collaterals. Here rates of interest are very arm. Between bankers and depositors 10 as 12 per cent are the leading lagures, but in the open market 1½ a 1½ per cent a monta is obtained. The demand is not confined to any particular branch of trade, but is well distributed and on regular business paper.

The market for exchange remains dull. The re-The same paper in its financial article character

trade, but is well distributed and on regular observed paper.

The market for exchange remains dull. The receipts are not heavy, but there is only a moderate mercantne demand, and the sales are hardly equal to the receipts. Some of the banks were again compened to soil exchange on the street to raise currency, as they are not willing to accumulate balances in New York in the present condition of our local money market. The current buying rate was 1-10 discount, though some outside exchange was bought at 3/2 of the formulation of statistics on the subject of British

taxation presents the following interesting sum-

Nearly the whole revenue of the British emp from customs is derived from seven articles, i ulnety-six and a half per cent of the revenue fr

i	figures for customs for the la		
i	Sugar and molasses		
ı	Tea	2,658,716	
ı	Ceffee		390,16
l	Corn, meal and flour	797,039	800.32
9	Spirits		
9	Wine	1,391,192	1,488,99
ı	Tobacco and snuff	6,455,011	6,542,25
l	Other imports		
1	Sundries	200,838	104,58

COMMERCIAL REPORT.

SATURDAY, Feb. 20-6 P. M.

ABHES.—Receipts 25 packages. Pot were in moderate damand and prices were firm at \$7 15 a \$7 87%. Pearl were dull and nominal.

COTTON.—Receipts 1,572 bales. There was a good demand. from spinners and speculators and some inquiry from ex-porters, and the market was firmer. Prices advanced about Jac, per its, the market closing strong with light offerings. The sales were 3,321 bales, including 1,722 on speculation, 1,322 for spinning and 197 for export. The sales besides were 200 bales to w modding, for March delivery, at 37,4c, a 38c, we quote:

200 bales low middli We quote:	ng, for March delivery, at 27%c. a 28c.
me quote.	Uplands and Mobile and N. O. and
-	Fierfelia Menay has, Texas
Ordinary	******** Will \$236
Good ordinary	
Low midding	
Good middling	
A DOLLAR SECTION IS NOT	the market continued nature and and and
were rather broner.	There were sales of Life bags, ex
Leilpse, at 10c., gold,	in bond; 3,330 do., ex Anna, 1,008 do.,
ex murrais, and Last	There were sales of 1,015 bags, ex in bond; 5,530 do., ex Anna, 1,038 do., 9 do., ex A. Cillerd, on private terms, et at our lest quotations.
Other alous were qui	et at our last quotations.
PLOUG AND GRAD	meal, Press bushels wheat, 17,001 do.
and a me bags corn	940 do, rie and 18 do, barrey. The flour
tonested was still day	and nominal at our quotations, which
to surpe cases show a	marked decline for the week. Quota-
	mercy fominal. California four was
with the and noon	na. The sales were 5,000 cbis. South-
ern flour was a to	na. The sales were 5,000 obje. South-
grades were decident	y in favor of the purchaser. The sales Eve Sour was slow of sale and prices 275 bbs. Corn meal was moderately
MILE MOUNT 150 DITE"	Eve nour was slow of sale and prices
were neavy. Indea	g about 500 onis, part at 64 to for Bran-
overtone, and and for V	Vestera. We quote:-
ACTOR OF STREET, STREE	
Superline State	5 15 a 625
Estra State	6.50 a 7 to
Choice do	
buperine western	
harried houses (Males as	dpping brands 650 a 800
Bound born Outo, tr	nie twants 7:5 a 9:00
Mt. Louis low matric.	700 a 800
Nt. Louis atrainst ext	18 NIU & PUO
St. Louis choke notic	ie extra 9 50 a 11 90
L Louis caute lam	ig
Someth chance and	total and a second
Catifornia hour (sae)	og extra
Seve Boullassessesses	D 20 m 7 25
Cora meal, city	425 a 476
Corn meal, Brandyw	me 6 m a 5 m
Corn ment, Juragy	455 a 450
ables to wheat marks	t was more steady, under a moderate yeaterdar's prices. Current quotations the limits of shippers. The sales were
ne stat recher above	the limits of shippers. The sales were
America 40 000 prospers	at at 55 for No. 2 spring to store; at 57 a.
al as for do., deire	at 11 15 for No. 2 spring in store; 21 57 a cereo; \$1 57 for Nos. 1 and 2 mixed, in
store, and \$ 50 a 5	1 87 for California. Corn was steady,
with saics of 50,000 to	ushels, at Sic. a Sic. for new mixed West-
ern, but, for Western	1 87 for California. Corn was steady, unhels, at 80c. a 80c. for new mixed West- lyellow, 80c. for Sombern do., and 80c. a
the market my do.	Oats were only moderately active and only so firm. The sairs were 50,000 bush-
the market was sear	cony as area. The sales were so too busine
HVe was coll and m	store, closing at 74c, and 75 sc. affoat.
Of pariey a small lo	of Canada West brought \$2 16. Mast
was dull and nomina	
FREIGHTS. The n	parket was more active, but rates were
generally lower. T	he engagements were: To Liverpool,

Hops were dull and prices were unchanged. Prime and holes grades were quoted at 16c, a 20c, fair to good do 18c. 16c, and micror to common 5c. a 10c. and the total the same of endless chains by stationary cagines. Heave.—Namis was quiet but firm at 115c. and the trains to go at intervals of not more than five minutes through the busy hours of the day, and at faile other kinds were duil but ateady at yeaterday's quotes. HERT.—Martin was quiet but firm at 11%c, a 11%, god, while other kinds were duit but asked at yeaterday's quotations.

Mylassen.—All kinds were firmly held, though the business continued light. Sides 15 bbis. New Oricans at 25c, and 30 bbis. Someoners on private lerms.

NAVAL STORIES.—Receipts, 75 bbs. spirits trypentine, 977 db, crule turpentine, electifie, 75 bis. spirits trypentine, 977 db, crule turpentine, manual and heavy at 60c, a 55-55c, and we heart of no sales. Rosin—The lower grades were were unchanged; aske 2,000 bbis strained at 32 50, and 75 db, eartra pale at 36. We quote—Strained, 2.5 bis 43 55. No. 2, \$2 60 a \$3 90; No. 1, \$3 a 42 55; pale, \$4 60 a \$3 50; extra db., \$6 a \$4 05; No. 1, \$3 a 42 55; pale, \$4 60 a \$5 60; extra bis of the sales were succhanged; aske \$4,000 bbis strained at \$5. We not sales and bbis. Other kinds were duit but steady in value.

PROVINTONE.—Receipts, \$31 bbis. pore, 12 db, beef, 978 packages, out meaks and of dressed logs. To market for pore was quite active. Provinton and \$1. The was and of the sales were a \$1. per bbi. besteam of \$1. per \$1.

THE SOUTHERN COTTON MARKETS.

Citan quiet and easier. Sales 330 bales. middlings 275.c. a 275.c. Receipts 759 bales. Exports, coastwise, 1,06. 20, 1869.
Cotton market firm and unchangura, 10., 196. 20, 1869.
Cotton market firm and unchangura, 10., 196. 20, 1869.
dings 26%c. a 27c. Receipts 174 bales. Savannan, Gales 145 bales; middlings 27.c. Savannan, Ga., Peb. 20, 1869.
Cotton fregular, prices nominal closing with a better feating. Middlings 27.5c. Sales 1,000 bales, Receipts 1,272 bales.
Exports coastwise, 1,920 bales in Liverpool 4,763 bales.
Exports coastwise, 1,920 bales in Liverpool 4,763 bales.
Cotton firm at 28c. Receipts 600 bales. Exports 300 bales.
Cotton—Sales 1,000 bales; low middlings at 264.c. a 26%c.
Receipts 586 bales. Exports 5,000 bales.
NEW OTLEANS, Feb. 20, 1969.
Cotton in fair demand and improved 3,6c.; middlings 275.c. NEW OILEANS, Feb. 20, a 27%c. Sales 3,550 bales. Receipts 1,155 bales. Exportages.

REAL ESTATE MATTERS.

that during the exciting period of the war, having received a telegram from a Washington correspondent communicating some startling intelligence, which began, "We live in an age of great events," he immediately wrote back to the sender of the despatch to the effect that he certainly was correct in making such statement, but inasmuch as this was quite as easy of appreciation in New York city as in Washington, it was scarcely necessary to incur the expense of telegraphing the information from the latter city here. Now, it is doubtless a fact as clearly understood by the majority of our people that New York has reached a crisis in its history; but as such circumstance calls for some comment, and is suggestive of certain duties pertaining thereto and derective of certain duties pertaining thereto and de volving upon us, we venture to premise with this

saserion. The growth of New York city, beginning with the early settlement of our Datch ancestors on the southern extremity of Manhattan Island, has, up to the present time, been in strict obedience to the simple, ordinary laws of developement. As the population of the infants settlement increased by degrees the limits more in the control of the surnace of the simple, ordinary laws of developement. As the population of the infants settlement increased by degrees the limits more and more of the surnace of the sinad, and year after year saw the gradual absorption of the green licids and woods which lay back of the town, and afterwards the city, into the paved streets of the growing metropolis. When a certain point in this property of the city proper, a colony was formed there, and Brooklyn, as an adjunct of New York, set the property of the city proper, a colony was formed there, and Brooklyn, as an adjunct of New York, set the property of the city proper, a colony was formed their territorial growth, until we have now reached a point when both of them embrace within their corporate and built up area, dustrict as extensive that such serfous heavy since continued their territorial growth, until we have now reached a point when both of them embrace within their corporate and built up area, dustrict as extensive that such serfous measurements in fact the property of the city of the property of the proper

speed of not less than twenty	miles per nour.
speed of not less than twenty. Then, with our bridge or facilizens even on the on. New York, Bath or Bay R within twenty minutes at the most we add to these means of more rapid of fast but perfectly manageable do the Atlantic street and Southside is, new road steamer with driving whe canized rubber (so successful in F officer principal streets, we shall might the most accessible of all the su towns of the region, and our popul in the next five years." The present activity of Brooklyn	ines of East
New York, Bath or Bay R	idge would be
within twenty minutes at the nost	of New York. If
of fast but perfectly managemble of	mmy engines on
the Atlantic street and Southside Ra	though, and the
new road steamer with driving whe	els of thick vui-
canized rubber (so successful in E	dinburg) on our
far the most accessible of all the su	urban cities and
towns of the region, and our popul	ation will double
In the next five years."	number in the
market, which is second only to	our own "West
side" lots, and its appreciation eve	n more remark-
able, foreshadows such results. T	he fact that it is
York island equidistant from the ce	entre of business.
is an encouragement to hope that	it will be largely
availed of by our thriving, careful	working popula-
their comfort and pappiness, withou	it which no com-
munity may be said to prosper. Bu	t that this differ-
ence in value will continue long t	inder the present
in the next five years," The present activity of Brooklyn market, which is second only to side" lots, and its appreciation everable, foreshadows such results. Thow so cheap, in comparison with york island equidstant from the cis an encouragement to hope that availed of 0y our thriving, careful tion as a site for permanent homes, their comfort and happiness, witnown munity may be said to prosper. But ence in value will continue long the excitement and in the prospective be expected. A writer on the subjects which have recently appeared gives the following information, true of other Brooklyn property:—property since independent com New York has been established had creased. What five or ax months as country is contracted by contraction of the contraction of the property is the contraction of the property is the contraction.	ect of Bay Kinge
lots, which have recently appearan	In the market,
gives the following information,	which is equally
property since independent com	nonication with
New York has been established ha	s wonderfully in-
creased. What five or six months ag	o was a terra in-
speculation. In lay Ridge every furn	foresie, without
any regard to its size, is readily sol	d. Plots of from
I twenty to thirty acres, which were	in the market for
selier's own price: large places for p	ublic institutions
have been secured by far-seeing mer	; and what was
offered last year for \$2,000 an acre	sold the other
day for \$4,000. Another plot which \$2,000 sold last week for \$5,000; an	cost a year ago
day for \$4,000. Another plot which \$2,000 sold last week for \$5,000; an perty has increased at the same rate	cost a year ago d improved pro-
day for \$4,000. Another plot which \$2,000 sold last week for \$5,000; an perty has increased at the same rate Independent communication, it is	cost a year ago d improved pro-
day for \$4,000. Another plot which \$2,000 sold last week for \$5,000; an perty has increased at the same rate Independent communication, it is impetus to Bay Ridge property, and communication, that is so rapid as	cost a year ago d improved pro- "" sate, gave this it is independent to render stop-
day for \$4,000. Another plot which \$2,000 sold last week for \$5,000; an perty has increased at the same rate Independent communication, it is impetus to Bay Ridge property, and communication, that is so rapid as pages at way stations a matter of b	cost a year ago d improved pro- ." said, gave this it is independent to render stop- ut little moment,
day for \$4,000. Another plot which \$2,000 sold last week for \$5,000; an perty has increased at the same rate independent communication, it is impetus to Bay Ridge property, and communication, that is so rapid as pages at way stations a matter of b that is going to give increased value property against Very Yarkits with	cost a year ago d improved pro- b." said, gave this it is independent to render stop- ut little moment, ation to all the
day for \$4,000. Another plot which \$2,000 sold last week for \$5,000; an perty has increased at the same rate independent communication, it impetus to Bay Ridge property, and communication, that is so rapid as pages at way stations a matter of b that is going to give increased valu property around New York city who incation by steam cars, undergroun	cost a year ago d improved pro- bull and gave this it is independent to render stop- at little moment, ation to all the en such commu- d or elevated, is
day for \$4,000. Another plot which \$2,000 sold last week for \$5,000; an perty has increased at the same rate Independent communication, it is impetus to Bay Ridge property, and communication, that is so rapid as pages at way stations a matter of b that is going to give increased valu property around New York city whin cation by steam cars, undergroun obtained. It is this, too, only water that is going to give increased water and the second continued of the second continued.	cost a year ago d improved pro- ,"", sate, gave this it is independent to render stop- ut little moment, ation to all tue en such commu- d or cievated, is h can settle the
day for \$4,000. Another plot which \$2,000 sold last week for \$5,000; an perty has increased at the same rate Independent communication, it is impetus to Bay Ridge property, and communication, that is so rapid as pages at way stations a matter of b that is going to give increased valu property around New York city whe nication by steam cars, undergroun obtained. It is this, too, only which question for New York, where can wour increasing population. The amount of the property of the propert	cost a year ago d improved pro- ," , sate, gave this it is independent to render stop- ut little moment, atton to all tue en such commu- d or elevated, is h can settle the refind houses for gression to incor-
day for \$4,000. Another plot which \$2,000 sold last week for \$5,000; an perty has increased at the same rate Independent communication, it is impetus to Bay Ridge property, and communication, that is so rapid as pages at way stations a matter of b that is going to give increased value property around New York city whe nication by steam cars, undergroun obtained. It is this, tee, only which question for New York, where can wour increasing population? The su porate the two cities of New York is	cost a year ago d improved pro- "said, gave this t is independent to render stop- ut little moment, ation to all the en such commu- d or elevated, is h can settle the re find houses for gression to incor- ind Brooklyn and
day for \$4,000. Another plot which \$2,000 sold last week for \$5,000; an perty has increased at the same rate Independent communication, it impetus to Bay Ridge property, and communication, that is so rapid as pages at way stations a matter of b that is going to give increased value property around New York city whe meation by steam cars, undergroun obtained. It is this, too, only which question for New York, where can wour increasing population? The su porate the two cities of New York as much of Westenester county as	cost a year ago d improved pro- "said, gave this it is independent to render stop- ut little moment, ation to all the en such commu- d or elevated, is h can settle the re find houses for grestion to incor- mid Brooklyn and how responds to
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property since independent common New York has been established has creased. What five or six months agontical is considered now the fitte speculation. In Bay Ridge every farmany regard to its size, is readily so twenty to thirty acres, which were ten or fifteen years, have been take selier's own price: large places for phave been secured by in-seeing menofired last year for \$4,000 an acreday for \$4,000. Another plot which \$2,000 sold last week for \$5,000; an acreday for \$4,000. Another plot which \$2,000 sold last week for \$5,000; an acreday for \$4,000. Another plot which \$2,000 sold last week for \$5,000; so may be perty has increased at the same rate. Independent communication, it is impetus to Bay Ridge property, and communication, that is so rapid as pages at way stations a matter of bithat is going to give increased value property around. New York city win nication by steam cars, undergroun obtained. It is this, too, only what property around New York city win increasing population? The surporate the two cities of New York as much of Westchester county as a the puisating energy of both unde government is a valuable one in he as insuring greater unity and direct in developing and expending the whole metropolitan district for the and well are of its inhabitants, and mends itself to all interrested in re of the three named localities.	cost a year ago d improved pro- "said, gave this to said, gave this to said, gave this to render stop- ut little moment, ation to all the en such commu- d or elevated, is h can settle the re find houses for grestion to incor- mid Brooklyn and low responds to r one municipal ping to this end, these of purpose resources of the greater comfort especially com- al estate in either
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The following is a summary of of real estate during the past week	the suction sales
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The following is a summary of of real estate during the nast week MONDAY, FEBRUARY 1 New York unimproved property. New York inmproved property. New York leased property. New York inmproved property. New York in the property property. New York in the property.	the suction sales:
The following is a summary of of real estate during the nast week MONDAY, FEBRUARY I New York unimproved property	5. \$597,250 16. 113,559 109,300 170,550 63,350 10,210
The following is a summary of of real estate during the nast week MONDAY, FEBRUARY I New York unimproved property	5. \$597,250 16. 113,559 109,300 170,550 63,350 10,210
The following is a summary of of real estate during the past week MONDAY, FEBRUARY I New York uningproved property. New York uningproved property. New York improved property. New York improved property. Brooklyn improved property. Brooklyn improved property. Yonkera (Westchester county) in property. Yonkera (Westchester county) unin	5. \$597,259 16. \$13,559 109,300 170,550 63,350 10,210 proved 29,000
The following is a summary of of real estate during the nast week MONDAY, FEBRUARY I New York unimproved property	5. \$597,259 16. 113,559 109,300 170,560 63,350 63,350 10,210 10proved 29,000 113,079

Total.

WEDNESDAY, PERRUARY 17.

New York improved property.

New York unimproved property.

Brooklyn improved property.

Brooklyn unimproved property.

East New York improved property.

East New York unimproved property.

Lalip, L. L., unimproved property.
 Total.
 \$1,867,671

 THURSDAY, FEBRUARY 18.
 \$235,396

 New York improved property
 \$235,396

 New York animproved property
 105,000

 Brooklyn unimproved property
 80,273
 \$235,390 105,600 80,275 Total \$424,285 Total \$107,270

Total for the week \$3,117,395

Total for week ending February 13. 5,490,320 The Mining Lands.

The Mining Lands.

Commissioner Wilson, of the General Land Office, has addressed a communication to Representative J. M. Cavanagh upon the construction of the Mining act of July, 1866, containing valuable information. He says:—"The act authorizes the issuing of patents only to claimants who have occupied and improved their mines according to the local customs or rules their mines according to the local customs or rules of miners, and have expended thereon in actual labor and improvements an amount not less than \$1,000, and it is altogether immaterial whether the possessory title was acquired before or after the passage of the act. This is the construction given to this statute not only by the Courts of Montans, but of all other courts so far as this office is advised, in which they have but followed the rulings of this office in giving effect to the express letter and unequivocal meaning of the act. Prior to the passage of this statute considerable difference of opinion existed as to the propriety of selling the mining lands, many persons contending that the effect would be graducars, and use persons contending that the effect would be gradually to take them out of the proprietorship of actual miners and vest their title in capitalists of the Eastern cities, who would control them merely for purposes of specimation, greatly to the prejudice of the interests dependent upon the development of the miner. This diversity of opinion existed in and out of Congress, and was only reconciled by the policy which was incorporated into the act of July 26, 1836, which was incorporated into the act of July 26, 1836, which was incorporated into the act of July 26, 1836, at 12 o'clock, at the Exchange statement of the miners. This diversity of opinion existed in and out of Congress, and was only reconciled by the policy derivative and the interests dependent upon the development of the miner. This diversity of opinion existed in and out of Congress, and was only reconciled by the policy derivative and the interest of the interests dependent upon the development of the miner. This diversity of opinion existed in and out of Congress, and was only reconciled by the policy development of the interests dependent upon the development of the congress and was only reconciled by the policy development of the interests dependent upon the development of the interests dependent upon the development of the interests dependent upon the development of the property is suggested.

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A. BLEECKER, SON & CO. WILL SELL AT AUCTION of the interests dependent upon the development of the property is suggested. purposes of specialston, greatly to the prejunice of the interests dependent upon the development of the mines. This diversity of opinion existed in and out of Congress, and was only reconciled by the policy which was incorporated into the act of July 26, 1836, of granting titles only to claimants who previous to applying for patents had occupied and improved their claims eccording to the local mining customs, and as an earnest of their intention to continue improving and developing their mines, can produce satisfactory evidence of baving expended on them in actual labor and improvements an amount not less than \$1,400. It is not the desire nor the policy of the government to part with the title to its mining lands except for the purpose of promoting and stimulating the mining interest, and hence it grants titles only to those who are prepared to furnish the evidence the stands requires of such bona fille intention. The same policy is observed in reference to agricultural tracts under the pre-emption and homesteed laws, under each of which evidence must be produced before a patent can be obtained of bona fille intention to improve and cultivate the land for agricultural purposes, such as the erection of a dwelling house, continued residence on the land claimed for a certain length of time, and the cultivation of a certain number of acress—circumstances which are at least as conclusive of good faith on the part of the agricultural burnoses under the local customs, and if parties prefer to continue working their mines under local mining regulations they are at liberty to do so; the act does not compel them to apply for patents.

The first section of the Mining act expressly recognizes the occupancy of the mines for mining purposes under the local customs, and if parties prefer to continue working their mines under local mining regulations they are at liberty to do so; the act does not compel them to apply for patents.

The first section of the Act contains no provision about issuing patents and none could be issue

Official Transfers of Real Estate on Saturday.

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Section Sect	u	Milett at, e s, 70 It s of Broome at, T2x75
Section Sect		14th at, s s, 196 It w of av B, 23x102.5
Section Sect		2913 HL & C, 190 ft W of Ed av, 4 x195,9
Section Sect		Shits st, a s. 478ft w of 1st av, 25198.9
Section Sect	a	28th st, D a, 105 ft e of 4th av, 25x95.9
Section Sect		45th st, n s, 200ft w of 11th av, 71.6x26x31x126x61x207 16
Section Sect	8	bith st, n a. 525 ft a of 7th av, 50x100.5
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on av, n correct seth at BORIOUS. She av, s e, iof No 685, center of Carke, M-2100. 100 av, n c corner 57th st, 1811.0. 100 av, n c c c c c c c c c c c c c c c c c c		The second of th
on av, n correct seth at Borrous. She av, s e, iot No 685, center of Carke, M.s.100	9	24 av n w corner with as Society
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I month at the for Chole wat 1 les bet liver	ø	There were and he mant river, a yra, per yr
	U	I mineral singer (motel way 3 lest ber 15

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1	Broadway, No.812 40(1s), 5 yrs, per yr	1.
d	The same of the sa	В
•	mercer at No do, at yra per yr	ы
r.	Park place, No St. 5 yrs, per yr	£.
r	Park place, Nos 20 and 31 (lotts, &c), 2 yrs and 3 mos,	E
et e	West at, No 175, S yrs, per yr 2,000	Ð
ĩ	4th at, a s, 110 ft w of Broadway, 22.6r. 5.3, 10 yrs per yr 2,500 45th st, n s, 85 ft e of lat av, 25x100 5, 7 yrs, per yr	н
18	46th st, n e corner 9th av, 27.6250 (natural life , per yr 310	B
0	Kaser at, Nos 12 and 54, 6 yrs, per yr	B)
	Ed av, No 1,:85 miore, &c), 2 yrs, per yr	Ð
	Raitie st. a s, 125 e of Grand av, 22x51.1 1,000	в
4	Fact place, Nos 25 and 31 (b) fig. 4c), 2 yrs and 3 mos, por yr. West at, No.175, 3 yrs, per yr. West at, No.175, 1 yrs, per yr. West at, No.175, 1 by two of Broadway, 21.6c;5.3, 10 yrs per yr. 2,500 att. at, a a, 35 ft so of lat av, 25.160 (5, 7 yrs, per yr. 313 att. at, a a, 35 ft so of lat av, 25.160 (5, 7 yrs, per yr. 1.500 kg. 3 yrs, pe	B
0		В
m	points, a. 5. 500 it w of Union av, 20110 (Green- Grand a, a., 25 ft w of 21 av, 20210). 6,000 Grand a, a., 25 ft w of 21 at, 202109. Grand a, a., 25 ft w of 22 at, 202109. 25:100 a, a., 25 ft w of 20 at, 202109. 10,000 Manison a, n., 194 ft w of Fernitudes.	B
e	Grand at, a s. 78 ft w of 2d at, 20x100	B
C -	25x100	棴
18	Madison st, ns. 120 ft w of Franklin av deed December, 1967. 8,000	B
셸	Margaretta at and Broadway, e corner, 33 x287.61-1	В
4	State at, s.s., 1:0 ft w of Henry st, 26x10)	ı
2		В
1	Warren at, n e s, 146,4 ft w of Court at, 20 9x42.6, a c	B
20	Warren at, n e s, 146.4 ft w of Court at, 20.9:42.6, q c	8
11	43.8x40x20	B
	4.5x40x20. Fulton av, ss, 20 it s of Bond st, 20x87.5, q c 5.5 d Fulton av, ss, 20 it s of Bond st, 20x87.5, q c 5.500	ă
	Gates av, n s. between Nostrand and Marcy avs. 17.3z	B
4	Park av, s s, 100 ft w of Carlton av, 81.6:51:93:50 85 0	B
h	Park av, s., 10) ft w of Carlton av, 81.6x51x36x50 8.5 0 Union av and Eagle st, s w cor (Greenpoint, 25x100 7.5x0 7th av and Macomb at, s w cor, 30x100 2.2x100 2.2x00	B
1-	LEARER BECOMME	В
1-		U
16	Grand at, No 194, house, 3 yrs 1 yr, per yr. 1,000 TRANSFERS IN WESTCHESTER COUNTY-BEDFORD.	B
m	TRANSFERS IN WESTGHESTER COUNTY - DEDUCAD.	В
I O	Traces and a st a Torrett a brob sorie.	W
18		N
5	Morris place and Halasy at, n w cor. 61:115. 9.00 Walton av, w s. 100 ft n of James st, 16 :115. 8.060	数
o	Walton av. w s, 300 ft n of James st. 100x116 3.060	ı.
U-	Walton av. ws. 200 ft m of James st. 10tr 16. 3.083 Walton av and James st, n w cor, 10x107. 3.080 Walton av and Charles place, n w cor, 12x148. 3.735	В
is	Schuyler st, n s, 445 ft w of Washington av, 25x100 2,600	16
16	Westchester, Railroad et, n e s, 100 ft s St Ann's av, 2)	
D -	x110. 3,250 1434 st. s., 900 ft w of Clifton av. 25x100. 8:0 Lot 6, Woodstock, north half of, 50x3/0. 1,500 WHITE PLAINS.	윭
6	Lot 4, Woodstock, north half of, 50x3.0	r.
1-	North st, c s, C Van Vilchen's property, 43 acres. 24,000 TRANSPERS IN RESEX COUNTY, N. 7.—NEWARK Francis at, w s, 150 ft s of George st, 55x200. 750 Kinney st, s a, 220 ft w of Anniy st, 30x115. 2,500 McWhorter st, c s, 305 ft n of Hamilton st, 55x55. 2,000 Gussex av and 2d st, n c cor. 128x125. 4,600 Bussex av and 2d st, n c cor. 128x125.	L
is	TRANSPERS IN ESSEX COUNTY, N. J.—NEWARE.	П
30	Kinney st, s s, 200 ft w of Amity st, 30x115 2,500	8
r-	Sussex av and 2d st, n e cor. 128x125	В
d	Continued at a 155 of Court Strate Land Strate	п
al	Cortlandt st, e s, 155 ft from Specr's land, 31x100 150	I
1.	Paterson road, w s, adjoining Z B Crane's, 55x150 500	1
10	Maple av, w s, adjoining J and J Pecks, 100x408 3.250	1
rt	Paterson road, ws, adjoining Z B Crane's, 55x15c 800 Maple av, ws, adjoining J and J Pecks, 100x468 2,250 TRANSFERS IN HUDBON COUNTY-JEBEY CITY. South Sits 4, a, 20 ft e of Priorst, 20x75 4669 Lot 22, block 56, map Van Vort's farm, 25x150 4,669	1
a- er	Lot 22, block 56, map Van Vorst's farm, 252100 4,609	1
	Grove and Summit sts, 200 ft e of a c corner, 50x100 700	1
200	Grove and Summit sts, 200 ft e of s e corner, 50x100 708 Spruce at and Grand av, corner of, 6 lots, each 20x100 4,700 HOBOREM.	1
29	LOS I, DIOCE 194, COSLOC'S estate	1
-	Grove st, s s, lot 49, block 12, map Claremont, 25x100 750	۱

EFFECT OF RAILROAD COMPETITION IN THIS STATE.—The opening of the Albany and Susquehanna railway is a source of affliction to the Vanderbilt interest. Heretofore, the Central Railroad Company have been able to charge local rates on all reights shipped from Buffalo or Rochester for Albany or points east of that city. Now, we see it stated that the Eric proposes to carry freight to Albany at the same rates as the Central via the Albany and Susquehanna from Blughamton. This will present an obstacle to the rise of prices on through reights during the suspension of canastransportation. The competition will doubtless be carried on in summer as well. Thus the Eric Canal will have two routes instead of one to contend with, and will need all the care that can be bestowed upon it in the way of cheapening transportation and keeping it in good repair in order to continue it a blessing to the State.—Wilca (N. Y.) Heraid, Feb. 15.

The late Mrs. Harriet H. Hosmer, of Hartford, bequeathed \$50,000 to the Hartford Hospital, \$50,000 to the Theological Institute of Connecticut, about \$20,000 to various local charties and the residue of her estate to be divided as follows:—One-third to the American Bible Society, one-third to the American Tract Society and one-third to the American Board of Foreign Missions. These last take effect after the death of her husband.

SALES AT AUCTION. A. DON'T FAIL TO GET A COPY OF THE EVENING TELEGRAM. with cartoon on the Fashions of the For

A PEREMPTORY SALE AT AUCTION.
JAMES M. MILLER
Will sell on
MONDAY, MARCH 15, 1889. 13 o'clock, at Erchange Salesroom, 111 Broadway, 66 PARCELS OF LAND, Containing should

Containing about

ESTATE OF LEWIS G. MORRIS.

The demand for semi-rural residences must be considered not only a permanent characteristic of the present activity in real estate, but its also evidence that the increasing population of the city of New York will make its substress indispensable auxiliaries. It is not doubted that that part of West-chester county embraced by the contemplated sale will become a part of the great and growing city of New York.

The great feature of Westchester county at present in this connection, viewed from a city standpoint, is the CHIRAL AVENUE,
which is one of the broadest and finest avenues in the world for the general characteristics of dimensions, locality and the beauty of surrounding and adjoining scenery. It commences on the northerly side of Harism river, directly opposite the termination of the Seventh avenue Grand Boulevard and lidth street, and is connected with this city by the Cantral bridge,

on the northerly side of Hariem river, directly opposite the termination of the Seventh avenue Grid relation of the Seventh avenue Grid relation of the Seventh avenue Grid relation to the termination of the Seventh avenue and Boulevard and likely which spans the river at that both.

The Commissioners of Central Park, when this treat shall be placed under their control, will lay out several streets hall be placed under their control, will lay out several streets hall sevenes and connect them by bridges with the boulevards on New York side.

The probable consolidation of this part of Westebester county with New York city; the popularity of Central avenue as a drive; the proximity of the Hariem and Third avenue cars, and the proposed underground railroad, make it at once desirable for building purposes or for investment.

The location of this property is superb, and a fine view of Central avenue is presented from all points.

For range and further particulars apply to the Auctioneer, 33 Pine street.

A DRIAN H. MULLER, AUCTIONEER.

Partition sale of valuable Property on Jackson and Cherry streets. MULLER, P. R. WILKINS & CO., will sell at auction, on Wednesday, March 3, at 12 o'clock, at the Exchange Salesroom, Ill Broadway, by order of the Supreme Court, under the direction of Thomas J. Northall, Esq. referree.—
The lot of Land, with the three story and basement brick front and rear Houses thereon, 51 Jackson street, New York, near the lot of Land, with the two story and attle front and rear Houses thereon, 450 Cherry street, near Grand street; lot 55 feet by one-half block.

A. J. BLEECKER, SON & CO. WILL SELL 330 LOTS A UCTION NOTICE...R. T. HAZELL, AUCTIONEER, TUESDAY, FEBRUARY 23.
And following days, at our salesroom, 35 Cortlands street.
IMPORTANT TRADE SALE OF,
HEAVY AND SHELP HARDWARE,
TINNED AND ENAMELLED WARE,
EILVER PLATED WARE, GUNS, AC.
ASOLARD.

4,500 dozen POCKET KNIVES,

POCKET KNIVES,
2,500 dozen
Sciissors And Shears.
300 gross Table Cuttery; 100 dozen Carvers; 300 dozen
Razors; 100 dozen Steels and Butcher Kuives. Catalogues
on Tuesday morning.
R. T. HAZELL & CO.,
Auctioneers, 35 Cortlands street. A. MAX RAYERSDORPER & CO., AUCTIONEERS
A. office Ev Rowery, sells on Tuesday, at 1914 o'clock, at
His Tribut avenue, entire Stock and Fixtures of Crockery
Store, positively, in lots. Dealers and buyers in-vited.

A. Bowery. MAX BAYERSDORFER & CO. sells on Friday A. Bowery.—MAX BAYERSDORFER 2 CO. sein on re-entire Figures, Machinery, Steam Fittings, Ac., of the I York Desicating Company, 20 and 23 Pell areet.

A UCTION.—THE SUBSCRIBER WILL OFFRE HIS
A Farm for sale, situated in the town of Patterson. The
farm is handsomely located and is a desirbhic farm for dairy
purposes, having upon it a factory, in good running order,
for the manufacture of butter and cheese, and it has one of
the best springs in the country for cooling milk. Twelve other
springs are scattered over the farm. The whole takes
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prings and day to miles from the Newurq and Danbury Hailroad. The above sale will take place on the premises of
Saturday, Pebruary 25, at 10 o'clock. For further particulars inquire of 8. KENT, on the premises, or of J. R. WYATT,
Auctioneer, Carmei; or of the owner, J. Sharkle, Ell Delancey street, New York.

AUCTION NOTICE—OVER \$15,000 WORTH

A. OF MAGNIFICENT HOUSEHOLD FURNITURE
At public ancion this day (Monday), Feb. 25, at 10% o'clock
the public ancion this day (Monday), Feb. 25, at 10% o'clock
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the public ancion to the public

A DOTION SALE. J. EGGART. PILLPARD ROOM, 65 Orand. March., H. evelocit, with excitilized takens, Phelan a and Winant's matter all compilets and in good order, at fit over in the man, and on a country of Vennerance.

SALES AT AUCTION. THE EVENING TELEGRAM OF MONDAY WILL CON-tain a carboon on Fashion, by the great American artist lunk E. Dore. Hunk E. Dore.

A UCTION SALE. J. M. STAYLOR. AUCTIONEER.—
A Magnificent Household Furniture: Planoforts, Bronzes
Parior Suits, Paintings, Mirrors, &c. The largest, richrescortment household forgings offered as auction this season
in this day, Konday, at the degant brown stone manning
it west Pitteenth stress, between Pitth and Sixth arcunes
commencing at 10% o'clock. Drawing Room Suits, covered
with brauch saits brocated of the richest description: Wintow
Curtains match; rosewood klayers, Bookcases, Encoge
nurse, Tables, Planoforte, Marqueterie rose-is-roos Cablines
veivet, Brussois Carpets, bronze Chandellers, Clock, Sixtuary,
Lace Curtains, Painting by eminent arrists, Savray, Dreader
China Vassa, Grammonts, rosewood, walnut Dreasing Sureans
Wardrobes, Belateads, Commodes en suits, stys Louis XIV.
hair and spring Maitresses, Blankets, Extension Tables
Sideboards, superbests Chinaware, Glasaware, alarer Castere
Tureens, Dinner, Tea Service, Cutlery, Timware. Basminat,
tischen Turniture; the house furnished less than Sir moths,
at a cost of 15,000; descriptive catalogues at the brons. N.
B.—Pattles wishing to attend the sale take Pifth avenue
stages or Sixth avenue cars. A UCTION SALE OF CROCKERY, GLASS, CUTTLERY and Fancy Goods.—HENRY G. EVANS, Auctioneer, vill sell on Tucsday, February 23, at 10 o'doods, at 50 Barding treet, a nederal assortment of White Grants and C O Ware, the best manufactories. Also Yellow and Rock Ware, insaware of every description. Also have of ine Sliver lasted Ware and Table Utiliery, Fancy Goods, &c., in lot to util city and country dealers. BY MESSES. BARRY & CO., AUCTIONEERS. LARGE

DY HENRY H. LEEDS & MINER.

The undersigned will sell as public auction, at the sales room of HENRY H. LEEDS & MINER, Auctioneers, No. 2 Liberty street, New York city, at 12 o'clock mon, on the 23 day of February, 1859 Thirty Shares of the capital stock of the Bleecker Street and Fulion Ferry Railroad Company, or Market Street and Fulion Ferry Railroad Company, No. 64 WALL STREET, Feb. 13, 1869.

DY ROBERT SOMERVILLE, AUCTIONEER SALESliabers sale of fine English and American Books, some superity bound and illustrated. Among the collection will be
found Gustave Flore's Works, Milton's Paradise Last, banks's
Inferno, Baron Munchausen, Wandering Jew, Dante's Furgalory, &c., &c. To be soid at R. Somerville's salescen37 Nassau street, Tuesday, 23, and Wednesday, 24, at 11
o'clock.

DY ROBERT SOMERVILLE, AUCTIONEER AND REAL Festate Broker, 37 Massau street and 28 Fifth avenue.—ROBERT SOMERVILLE WIR sold by auction, on Tune tax, Feit, 33, at 12 o'clock, at the Krobange Salesynoun, 111 groat, 12 acts at Estabathport, N. J. The lots are Ext00 sales, at tuated on Frankin, Marshall, Fulton and Taird and Fourth streets. Also on 10 th street, New York, Lot, 5240, 575 fastwest of Minthawanne, south side. The above will be sold on

BY PHILIP LEVY, AUCTIONEER, CATALOGUE sale of a superb collection of choice Oil Paintings by eminent American and European artists, such as L. M. Spencer, J. M. Culverhouse, Howard Hill, G. Hartwick and others of equal eminence, at Artists' Saleroom, & Nassau stroet, Tuesday and Wednesday, Feb. 23 and 34, commencing at 10% A. M.

CAMPBELL & CO., AUCTIONEERS, WILL SELL ON Tuesday Lease and elegant Fixtures of a prominent y established Corner Liquor Store, west site; cheap rest. Cas be purchased privately before day of sale at a bargato; must be soid. Apply at auctioneer's office, 260 Bowery.

EDWARD SCHENCK, AUCTIONEER
ADMINITRATIONS SALE OF
FAST TROTTING AND BLOODED STOCK,
the property of the late
By EDWARD SCHENCK, the stables of Mr. Underhill, Lufayette
place, corner of Eighn street, a cleantul Gelding, 184 having
years old; sired by Jupiter: out of an Abdallah mare; independent of the control of the cont roadster. Balle of Westchester; very fast, and good Ail the above are perfectly sound and kind, and can be seen at above stables until day of sale.

Light top Wayon, with pole and shafts.

BEN HATHEWAY, AUCTIONEER, WILL SELL 92
It Tuesday, Feb. 23, at 10/5 o'clock, at 192 Chathan a rest
a large assurtment o' Ctothing, Farofailing toods, Hosiera Cutiery, Jeweiry, Watches, Cigars, to pay advances. HENRY B. HERTS, AUCTIONEER.

Peremptory sale at auction on Wednesday, February 24, at 10% o'clock.

At salesroom, 189 Broadway, of a large stock of French and American Clocks, Regulators, Looking classes, Portrait and Picture Frames, Ovas, Mirrors, Chromos, ingravings, e, comprising the entire stock of a deater, to be sold positively without reserve, in course under of the owner retiring from business. Catalogues will be ready early on day of sale.

JAMES CAGNEY, AUCTIONEER, OFFICE his WASHlington street. Adjourned sale of Hotel Furtilure at Nos8, 18 and 12 Clinton place, advertised for Wednesday and Tauraday, is adjourned to Friday and Saturday next, when it was
positively take place. J. C. will give his personal attention
for the season to sales of furniture at private rest increaBest reference. Prompt returns. K. B.—Cash advanced on
every description of Merchandies.

HENRY B. HERTS, AUCTIONERS.

Gentical Household Furniture.

On Tossday, Feb. 33, at 10½ o'clock,
At No. 260 West Thirty-third street,
Comprising mahagany and wahnut Parior and Chambes
Suits, Brussels and Ingrain Carpeta, Olicioth, Re. s. Residing,
China, Glassware, Clocks, Mirrors, cooking and kitcheo Ulcaells, &c. Catalogues at sale.

MORRIS WILKINS, AUCTIONEER. DESIRABLE PROPERTY
ON
BROADWAY,
BROOME AND GROSSY STREETS
AT AUGTION.
E. H. LUDLOW & CO.
WILL SELL AT AUGTION. TO-MORE

AT AUCTION.

ELL AT AUCTION & CO.

WILL SELL AT AUCTION TO MORROW.

TURSDAY, FES. 23, 1-59.

At 13 o'clock, at the second with the second with the second way. Trinity Building, W. T.

Broadway—The very desirable Flot of ground, with the two story and basemont brick Stores thereon, on the north-westerly corner of Broadway and Wast Houston street, being together 51 fest 19 inches in from on Broadway and 125 feet in depth on Houston street. Sold subject to a lease expiring May 1, 1872, at \$35,000 per annum and Croton tax. Hroome and Croton street, being 25 front on Broadway streets, being 25 front on Broadway street, 14 feet in depth on Croby street and 115.6 feet on the westerly size. Sold subject to a lease expiring May 1, 1871, at \$4,000 and all taxes.

MORTGAGE SALE IN NEW YORK.—JOSEPH HEGE.

MAN & CO., Tuesday, February 21, at 19 A. M., at 3s.
Lafayette place, between Fourth street and Astor pace, large sale of handsome Furniture: Rosewood and delication of the sale of

Disting Charry, etc.

Oictobia, 4c.

MORTGAGE SALE, OF HORSES AND CARRIAGES. J.

ROGART, Auctioneer, No. 1 North William street, will
sell on Traesday, Fen. 22, at 11 o'ctock, at No. 126 Third are
nne, near Twenty-ninth street, four Horses, three Coacles
and four sets Harness

Attorney for mortgages.

MARSHAL'S SALE, JACOB FOGART, AUCTIONEER, will sell on Tuestay, the Edd, at 12 o'clock, at No. 12 Conf. street, third and fourth foors, Maps, Books, Pamphlets, Pintform Scales, two Gons, to Lumber; also by Sun-tries, JOHN R. FARRINGTON, Narshal.

MARSHAL'S SALE. JACOS BOGART, AUCTIONEER, Tuesday, Peb. 23, at 2 o'clock, at No. 63 Duane street, lot Veirrel, Buttons, &c., &c., CHARLES F. WATTS, Marshal, MY 2R ELSAS, AUCTIONEER SELLS AT 2 O'CLOCK units day, in Java street, near Franklin, Greenpoint, L., entire Coments of a family declining housekeeping. Sold in lots.

PAWNBROKERS' SALES—BY R. FIELD. AU TION-cer, 487 Pearl street, corner City Hall place... Non-lay, Watches, Jewelry, &c., by order J. Mandler, Broome Street, Tuesday, Wemen's Clothing, by order R. Simpson - Co., 1 & Bowery. Wednesday, Nen's and Women's Chothing, by order J. Frankel, No. 2 Oliver street, Thursday, Mel's and Women's Clothing, by order J. O'Meara, corner Broome and Columbia Mreets.

Columbia Streets.

PAWNBROKER'S SALE—THIS DAY, AT 115 ATLANFIC street, Receipt, at 10% o'clock; cop lots Watches, Jestiff, Receipt, See's and Women's Apparel.

P. FURMAN, AUCTIONEER, 125 MERCER STREET.—Receipt of Household Furniture at owners' residences; also two Farms in New Jerrey to rent.

S. HERMAN, AUCTIONEER.

Mortgage sale of Household Furniture, on Monday, February 23, at 10% o'clock, at 18 Greene street, comprain, valuable mabagany and walnut Partor and Claumer boils, one fine Plano, Brussels and tugrain Carpets Olicuth, are surrounded and rainting, tron Safe, Bels and Redding, as Chan e ora, China, classware, Cooks, Cooking and Kibshou Utansha, and By order of William Fighth 18 R, Autorney for Nortgag e.

W. M. WITTERS, AUCTIONEER, SELLS THIS DA., AT
2 o'clock, at 48 Canal street, by order of executors, all
the genteel Parior, Chamber, Dining Room and Kinchen Funniure, aco, of a three story house removed from her-go, roll,
Parior Suits, Pier and Maniel Glasses, Curiains, Contra not
Extension Tables, black wainut, rosewood and enams all
Chamber Suits; has Half Kattresses, Feather is the Libert
Sheets, Blankeis; thins, class and Shrev Marci (fold Wasch,
Clothing, Il and second hand Carpets, Oriefoths and All-ther
goods of the estate of Win. Schilder, or order of Mary Suidder, executrix, and Jpel Voipel, executor of the estate.

Y ONKERS PROPERTY AT AUCTION.—A VERY DRX straints or w double House, with two Lets complete, for
two families or a Yourding house, or
two families or a Yourding house, or
two families or a Yourding house,
or
F. N., on the press, opposite the residence of Mr. John
Chaptin, the minutes' wait from the depot,

T. N., 98 lar pictures' waik from the deponClayetts, fire minutes' waik from the deponTIST AUCTION SALE

ON WEINESDAY, FEB. 24, 1959.

The Peleware, Luckawanna and Western Hallread Corapany will sed, by Mosses, JOHN H. DRAPPIK & CO., was
the company's allestoom, M. Enchange place,
New York, on Wednessay, Feb. 28, at 15 o'clock noon,
from the Lacuswanna regions, deliverable at their deponElizabethyor', N. J., during March, 1859.

SANURL MICAN, Frestood